

<b>AMENDMENT OF SOLICITATION/MODIFICATION OF CONTRACT</b>			1. CONTRACT ID CODE		PAGE OF 3
2. AMENDMENT/MODIFICATION NO. Am- 0002		3. EFFECTIVE DATE 01/19/01		4. REQUISITION/PURCHASE REQ. NO.	
5. PROJECT NO. (If applicable)		6. ISSUED BY CODE		7. ADMINISTERED BY (If other than Item 6) CODE	
U.S. ARMY ENGINEER DISTRICT, HONOLULU Corps of Engineers, Building 200 ATTN: CEPOH-CT-C Fort Shafter, Hawaii 96858-5440  Jenny K. Yatsushiro (808) 438-8569		U.S. ARMY ENGINEER DISTRICT, HONOLULU Fort Shafter Resident Office Building 230 Fort Shafter, Hawaii 96858-5440			
8. NAME AND ADDRESS OF CONTRACTOR (No., street, county, State and ZIP Code)			<div style="display: flex; align-items: center;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">(X)</div> <div>9A. AMENDMENT OF SOLICITATION NO.</div> </div> <div style="display: flex; align-items: center;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">X</div> <div>DACA83-01-R-0004</div> </div> <div style="display: flex; align-items: center;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">9B. DATED (SEE ITEM 11)</div> <div>11/17/01</div> </div> <div style="display: flex; align-items: center;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">10A. MODIFICATION OF CONTRACT/ORDER NO.</div> <div></div> </div> <div style="display: flex; align-items: center;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">10B. DATED (SEE ITEM 13)</div> <div></div> </div>		
CODE		FACILITY CODE			
<b>11. THIS ITEM ONLY APPLIES TO AMENDMENTS OF SOLICITATIONS</b>					
<input type="checkbox"/> The above numbered solicitation is amended as set forth in Item 14. The hour and date specified for receipt of Offers <input checked="" type="checkbox"/> is extended, <input type="checkbox"/> is not extended.					
Offer must acknowledge receipt of this amendment prior to the hour and date specified in the solicitation or as amended, by one of the following methods:					
(a) By completing Items 8 and 15, and returning _____ copies of the amendment; (b) By acknowledging receipt of this amendment on each copy of the offer submitted; or (c) By separate letter or telegram which includes a reference to the solicitation and amendment numbers. FAILURE OF YOUR ACKNOWLEDGEMENT TO BE RECEIVED AT THE PLACE DESIGNATED FOR THE RECEIPT OF OFFERS PRIOR TO THE HOUR AND DATE SPECIFIED MAY RESULT IN REJECTION OF YOUR OFFER. If by virtue of this amendment you desire to change an offer already submitted, such change may be made by telegram or letter, provided each telegram or letter makes reference to the solicitation and this amendment, and is received prior to the opening hour and date specified.					
12. Accounting and Appropriation Data (If required)					
<b>13. THIS ITEM APPLIES ONLY TO MODIFICATIONS OF CONTRACTS/ORDERS, IT MODIFIES THE CONTRACT/ORDER NO. AS DESCRIBED IN ITEM 14.</b>					
<div style="display: flex;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">(X)</div> <div>A. THIS CHANGE ORDER IS ISSUED PURSUANT TO: (Specify authority) THE CHANGES SET FORTH IN ITEM 14 ARE MADE IN THE CONTRACT ORDER NO. IN ITEM 10A.</div> </div>					
<div style="display: flex;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">B.</div> <div>THE ABOVE NUMBERED CONTRACT/ORDER IS MODIFIED TO REFLECT THE ADMINISTRATIVE CHANGES (such as changes in paying office, appropriation date, etc). SET FORTH IN ITEM 14, PURSUANT TO THE AUTHORITY OF FAR 43.103(b).</div> </div>					
<div style="display: flex;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">C.</div> <div>THIS SUPPLEMENTAL AGREEMENT IS ENTERED INTO PURSUANT TO AUTHORITY OF:</div> </div>					
<div style="display: flex;"> <div style="border: 1px solid black; padding: 2px; margin-right: 5px;">D.</div> <div>OTHER (Specify type of modification and authority)</div> </div>					
<b>E. IMPORTANT:</b> Contractor <input type="checkbox"/> is not, <input type="checkbox"/> is required to sign this document and return _____ copies to the issuing office.					
14. DESCRIPTION OF AMENDMENT/MODIFICATION (Organized by UCF section headings, including solicitation/contract subject matter where feasible.)					
FY01 FHNC PN 48456 Replace Family Housing Units, HA-I/J/U/W, Schofield Barracks, Oahu, Hawaii - Construction Phase					
(Continued on next page)					

Except as provided herein, all terms and conditions of the document referenced in Item 9A or 10A, as heretofore changed, remains unchanged and in full force and effect.

15A. NAME AND TITLE OF SIGNER (Type or print)		16A. NAME AND TITLE OF SIGNER (Type or print)	
15B. CONTRACTOR/OFFEROR		16B. UNITED STATES OF AMERICA	
_____ (Signature of person authorized to sign)		BY _____ (Signature of Contracting Officer)	
15C. DATE SIGNED		16C. DATE SIGNED	

1. CHANGES TO THE SOLICITATION. Attached hereto are new and revised pages to the solicitation. The revision mark "(Am-0002)" is shown on each new and revised page.

a. DELETED PAGES. The following pages are deleted from the solicitation:

Section 00010: Pages 3 through 7

b. REVISED PAGES: Following are revised pages to the solicitation. Changes are indicated in bold print..

Section 00010: Standard Form 1442 (Proposal due date changed)

Section 00100

Page 00100-1, Table of Contents  
Page 00100-13

Section 00700

Page 00700-20

Section 00800

Pages 00800-2, Table of Contents  
Page 00800-6

c. NEW PAGES: Following pages are added to the solicitation.

Section 00010

Pages 00010-3 through 7

Section 00800

Page 00800-24

2. CHANGES TO TECHNICAL SPECIFICATIONS. Attached hereto are new and revised pages/paragraphs to the Statement of Work. The revision mark "(Am-0002)" is shown on each page.

a. REVISED PARAGRAPHS. The following are revised paragraphs to the Statement of Work. Revisions are indicated in underline and bold

1. DESIGN OBJECTIVES: Table 1-1

5. UNIT DESIGN - ARCHITECTURE: Table 5-1, 5.s.(4)

Attachment 15: Page 8

Attachment 16: Section 01451, Page 5, para 3.4.2

Am-0002  
Solicitation No. DACA83-01-R-0004  
Item 14 (Continued)

Standard Form 30  
Page 3 of 3 Pages

b. NEW PAGES. The following pages are added to the specification:

Attachment 27

c. DELETED PAGES. The following pages are deleted from the specifications:

Attachment 27

3. The proposal due date of February 15, 2001, is changed to February 22, 2001, 2:00 P.M., Hawaiian Standard Time.

<b>SOLICITATION, OFFER, AND AWARD</b> <i>(Construction, Alteration, or Repair)</i>	1. SOLICITATION NUMBER	2. TYPE OF SOLICITATION	3. DATE ISSUED	PAGE OF PAGES
	DACA83-01-R-0004	<input type="checkbox"/> SEALED BID (IFB) <input checked="" type="checkbox"/> NEGOTIATED (RFP)	11/17/00	1

**IMPORTANT - The "offer" section on the reverse must be fully completed by the offeror.**

4. CONTRACT NUMBER	5. REQUISITION/PURCHASE REQUEST NUMBER	6. PROJECT NUMBER
7. ISSUED BY	CODE	8. ADDRESS OFFER TO
U. S. Army Engineer District, Honolulu Corps of Engineers, Bldg . 200 ATTN: CEPOH-CT-C Fort Shafter, Hawaii 96858-5440		U.S. Army Engineer District, Honolulu Corps of Engineers, Bldg. 200 Attn: CEPOH-CT-C Fort Shafter, Hawaii 96858-5440  (Deliver hand-carried proposals to Room 115, Building 200, Fort Shafter, Hawaii 96858-5440)
9. FOR INFORMATION CALL	A. NAME Jenny K. Yatsushiro	B. TELEPHONE NUMBER (Include area code) (NO COLLECT CALLS) (808)438-8569

SOLICITATION

NOTE: In sealed bid solicitations "offer" and "offeror" mean "bid" and "bidder".

10. THE GOVERNMENT REQUIRES PERFORMANCE OF THE WORK DESCRIBED IN THESE DOCUMENTS (Title, identifying number, date):

FY01 FHNC PN 48456 Replace Family Housing Units, HA-I/J/U/W, Schofield Barracks, Oahu, Hawaii - Construction Phase

SEE MAIN TABLE OF CONTENTS

THIS PROCUREMENT IS UNRESTRICTED.

11. The Contractor shall begin performance within <u>7</u> calendar days and complete it <u>550</u> calendar days after  <input type="checkbox"/> award, <input checked="" type="checkbox"/> notice to proceed. This performance period is <input checked="" type="checkbox"/> mandatory, <input type="checkbox"/> negotiable. (See <u>DB-7, Section 00700</u> .)	
12A. THE CONTRACTOR MUST FURNISH ANY REQUIRED PERFORMANCE PAYMENT BONDS? (If "YES," indicate within how many calendar days after award in Item 12B.)  <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	12B. CALENDAR DAYS  14

13. ADDITIONAL SOLICITATION REQUIREMENTS:

A. Sealed offers in original and 1 copies to perform the work required are due at the place specified in Item 8 2:00 P.M. (hour) local time 2/22/01 (date). If this is a sealed bid solicitation, offers will be publicly opened at that time. Sealed containing offers shall be marked to show the offeror's name and address, the solicitation number, and the date and time offers are due.

B. An offer guarantee ☒ is, ☐ is not required.

C. All offers are subject to the (1) work requirements, and (2) other provisions and clauses incorporated in the solicitation in full text or by

D. Offers providing less than 90 calendar days for Government acceptance after the date offers are due will not be considered and be rejected.

**OFFER (Must be fully completed by offeror)**

14. NAME AND ADDRESS OF OFFEROR (Include ZIP Code)

15. TELEPHONE NUMBER (Include area code)

16. REMITTANCE ADDRESS (Include only if different than Item 14)

DUNS No. \_\_\_\_\_  
CAGE Code \_\_\_\_\_

CODE

FACILITY CODE

17. The offeror agrees to perform the work required at the prices specified below in strict accordance with the terms of this solicitation, if this accepted by the Government in writing within \_\_\_\_\_ calendar days after the date offers are due. (Insert any number equal or greater than minimum requirement stated in 13D. Failure to insert any number means the offeror accepts the minimum in Item 13D.)

AMOUNTS



See Proposal Schedule, Section 00010

18. The offeror agrees to furnish any required performance and payment bonds.

**19. ACKNOWLEDGEMENT OF AMENDMENTS**

(The offeror acknowledges receipt of amendments to the solicitation - give number and date of each)

AMENDMENT NO.

DATE

20A. NAME AND TITLE OF PERSON AUTHORIZED TO SIGN OFFER (Type or print)

20B. SIGNATURE

20C. OFFER DATE

**AWARD (To be completed by Government)**

21. ITEMS ACCEPTED

22. AMOUNT

23. ACCOUNTING AND APPROPRIATION DATA

24. SUBMIT INVOICES TO ADDRESS SHOWN IN  
(4 copies unless otherwise specified)

ITEM

25. OTHER THAN FULL AND OPEN COMPETITION PURSUANT TO

☐ 10 U.S.C. 2304(c) ( )☐ 41 U.S.C. 253(c) ( )

26. ADMINISTERED BY

CODE

27. PAYMENT WILL BE MADE BY

U.S. Army Engineer District, Honolulu  
Fort Shafter Resident Office  
Building 230  
Fort Shafter, Hawaii 96858-5440U.S. Army Engineer District, Honolulu  
Accounts Payable Branch (CEPOH-RM-FA)  
Fort Shafter, Hawaii 96858-5440**CONTRACTING OFFICER WILL COMPLETE ITEM 28 OR 29 AS APPLICABLE**☐ 28. NEGOTIATED AGREEMENT (Contractor is required to sign document and return \_\_\_\_\_ copies to the issuing office.)

Contractor agrees to furnish and deliver all items or perform all work requirements identified on this form and any continuation sheets for the consideration stated in this contract. The rights and obligations of the parties to this contract shall be governed by (a) this contract award, (b) the solicitation, and (c) the clauses, representations, certifications, and specifications incorporated by reference in or attached to this

☐ 29. AWARD. (Contractor is not required to sign this document.)

offer on this solicitation is hereby accepted as to the items listed. This award consummates the contract, which consists of (a) the Government solicitation and your offer, and (b) this contract award. No further contractual document is necessary.

30A. NAME AND TITLE OF CONTRACTOR OR PERSON AUTHORIZED TO SIGN  
(Type or print)

31A. NAME OF CONTRACTING OFFICER (Type or print)

30B. SIGNATURE

30C. DATE

31B. UNITED STATES OF AMERICA

31C. AWARD DATE

BY

SECTION 00010

PRICE PROPOSAL SCHEDULE

FY01 FHNC PN 48456, REPLACE FAMILY HOUSING UNITS, HA-I/J/U/W,  
SCHOFIELD BARRACKS, OAHU, HAWAII - CONSTRUCTION PHASE

BASE SCHEDULE:

1. Complete design and construction of 58 units,  
and site development to include infrastructure  
for 70 units, Schofield Barracks, Hawaii \$\_\_\_\_\_

OPTION SCHEDULE:

2. Complete design and construction of 4 units,  
Schofield Barracks, Hawaii (Option 1) \$\_\_\_\_\_

3. Complete design and construction of 4 units,  
Schofield Barracks, Hawaii (Option 2) \$\_\_\_\_\_

4. Complete design and construction of 4 units,  
Schofield Barracks, Hawaii (Option 3) \$\_\_\_\_\_

TOTAL OPTIONS \$\_\_\_\_\_

TOTAL BASE SCHEDULE PLUS TOTAL OPTIONS \$\_\_\_\_\_

THE FOLLOWING WILL BE COMPLETED BY THE CONTRACTING OFFICER  
UPON AWARD:

TOTAL AWARD AMOUNT (Base Schedule plus Option No(s).) \$\_\_\_\_\_

## NOTES TO THE PROPOSAL SCHEDULE:

### 1. A "Family Housing Unit" is defined as:

The real property space used by one family: foundation, walls, roofs, and other building components, interior utilities, fixtures and equipment in place such as cornices, and water heaters. Includes utility connections at the dwelling unit (DU) building. Includes, garages, storage and other facilities structurally Connected to the DU building. Includes patios. Excludes grounds, sidewalks and exterior utility lines which are considered other real property.

2. The Congress, in authorizing and funding this project, has authorized the expenditure of \$12,393,000 for complete design and construction of all work. In no case will the Government award a contract in response to a price proposal that exceeds the funding limitation stated herein. The Government will be evaluating price proposals for realism and reasonableness. The Government may not award a contract, in response to a price proposal that appears to be within the funding limitation, when it appears that there is a reasonable chance that the total cost to complete all the work will ultimately exceed the funding limitation.

### 3. Potential Excise Tax Exemption.

a. Excise taxes on construction under this project may not be levied by the State of Hawaii, if the state provides an exemption from such taxes. The Contracting Officer is currently seeking an exemption.

b. Price proposals submitted under the Solicitation must include appropriate markup for state excise taxes. However, offerors shall keep accurate account of the amount for excise taxes included in offers, and shall require potential subcontractors (at all tiers) to keep accurate account of the amount for excise taxes included in their offers.

c. If, after receipt of proposals, or after contract award, an exemption is obtained from the State of Hawaii, offerors will be instructed to reduce the amount of their proposals, or the contractor will be asked for a proposal to reduce the contract price, by the amount of excise taxes that have been included in the offeror's or contractor's price proposal, including any amounts for excise taxes included in subcontractors' price proposals, or the contractor will be instructed to build additional units with those excise taxes.

4. By submission of an offer under the GOVERNMENT OPTION, Bidder agrees that the Government may exercise the GOVERNMENT OPTION at the time of award, or at any time within 180 days following the date of award of the basic contract. (See Provision No. 52.217-5, EVALUATION OF OPTIONS, in Section 00100).

5. Proposal may not be considered for award if the offeror failed to bid on all the items in the Proposal Schedule.

(End of Notes to Proposal Schedule)

## ADMINISTRATIVE PRICE BREAKDOWN

### Price Breakdown.

For administrative purposes only, and not for purposes of evaluation or award, breakdown of the lump sum price for Proposal Schedule are as follows:

#### 1. Proposal Item No. 1.

##### a. New Family Housing Units (see Note 1 for definition of a family housing unit):

- |     |                                                                                                                                                                   |          |
|-----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| (1) | All work inside a line extending five (5) feet<br>out from the structure(s) defined as Family Housing<br>Units, excluding demolition work,<br>related design fee. | \$ _____ |
| (2) | Related design fee.                                                                                                                                               | \$ _____ |

Total, New Family Housing Units \$ \_\_\_\_\_

##### b. Support Facilities:

- |     |                                                                                                                                                                    |          |
|-----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| (1) | All work outside a line extending five (5) feet<br>out from the structure(s) defined as Family Housing<br>Units, excluding demolition work,<br>related design fee. | \$ _____ |
| (2) | Related design fee.                                                                                                                                                | \$ _____ |

Total, Support Facilities \$ \_\_\_\_\_



## MEASUREMENTS AND PAYMENT(S)

Compensation for all work to be performed under this contract will be made under the payment item(s) listed herein. The principal features of the work to be included under the payment item(s) are noted. Work required by this RFP, the approved drawings and specifications and items not particularly mentioned shall be included in and be paid for under the contract price for the item to which the work pertains. Price(s) and payment(s) for the item(s) shall cover all work, complete and finished in accordance with this RFP and approved specifications, schedules, and drawings, and shall be full compensation for all work in connection therewith, including quality control and cost of performance- and payment-bond premiums as specified in the CONTRACT CLAUSES. Price(s) and payment(s) shall constitute full and final compensation for furnishing all materials, equipment, management, supervision, labor, transportation, fuel, power, water, and all incidental items necessary to complete the work, except as otherwise specified to be furnished by the Government. For the purpose of CONTRACT CLAUSE entitled "PROMPT PAYMENT FOR CONSTRUCTION CONTRACTS", the term "designated billing office" and "designated payment office" are as follows:

### a. Billing Office

U.S. Army Engineer District, Honolulu  
Family Housing Resident Office, Bldg 230  
Fort Shafter, HI 96858-5440

### b. Payment Office

U.S. Army Engineer Division, Honolulu  
Attn: Accounts Payable Branch (CEPOH-RM-FA), Bldg  
230  
Fort Shafter, HI 96858-5440

Item numbers mentioned herein after correspond to the item numbers in the PROPOSAL SCHEDULE.

a. Item No. 1, Complete design and construction of units, will be paid for at the contract price, complete in place and ready for use, including site preparation, building, water lines system, sanitary-sewer system, storm-drainage system,

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pavement, concrete sidewalks, curbs, and gutters, security fencing, establishment of turf, mechanical work, electrical work, testing, final connections, cleanup, and all incidental items necessary to complete the work.

b. Item Nos. 2, 3, and 4, (Options), Complete design and construction of units will be paid for at the contract price, complete in place and ready for use, including establishment of turf, mechanical work, electrical work, testing, final connections, cleanup, and all incidental items necessary to complete the work.

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52.211-2	AVAILABILITY OF SPECIFICATIONS LISTED IN THE DOD INDEX OF SPECIFICATIONS AND STANDARDS (DODISS) AND DESCRIPTIONS LISTED IN THE ACQUISITION MANAGEMENT SYSTEMS & DATA REQUIREMENTS CONTROL LIST, DOD 5010.12-L (DEC 1999)
52.211-14	NOTICE OF PRIORITY RATING FOR NATIONAL DEFENSE USE (SEP 1990)
52.215-1	INSTRUCTIONS TO OFFERORS - COMPETITIVE ACQUISITION (FEB 2000)
52.215-20 IV	REQUIREMENTS FOR COST OR PRICING DATA OR INFORMATION OTHER THAN COST OR PRICING DATA (OCT 1997) ALT IV (OCT 1997)
52.216-1	TYPE OF CONTRACT (APR 1984)
52.219-24	SMALL DISADVANTAGED BUSINESS PARTICIPATION PROGRAM - TARGETS (OCT 2000)
52.222-23	NOTICE OF REQUIREMENT FOR AFFIRMATIVE ACTION TO ENSURE EQUAL EMPLOYMENT OPPORTUNITY FOR CONSTRUCTION (FEB 1999)
52.225-12	NOTICE OF BUY AMERICAN ACT/BALANCE OF PAYMENTS PROGRAM REQUIREMENT - CONSTRUCTION MATERIALS UNDER TRADE AGREEMENTS ACT (FEB 2000)
52.233-2	SERVICE OF PROTEST (AUG 1996)
52.236-27 I	SITE VISIT (CONSTRUCTION) (FEB 1995) -- ALTERNATE I (FEB 1995)
52.236-28	PREPARATION OF PROPOSALS - CONSTRUCTION (OCT 1997)
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S-36.2	MAGNITUDE OF THE PROPOSED PROJECT
S-3	PRE-AWARD INFORMATION
S-28-3	PENAL SUM AND FORM OF OFFER GUARANTEE
S-28.1	EXECUTION OF BID BOND (AUG 1994)
S-2	ASBESTOS ABATEMENT (AUG 1996)
S-19.3	SMALL DISADVANTAGED BUSINESS GOALS FOR SUBCONTRACTING PLANS
S-19.1	APPROVAL OF SUBCONTRACTING PLAN
DB-8	REQUIREMENTS FOR SPECIAL MARKING OF TECHNICAL DATA
<b>52.217-5</b>	<b>EVALUATION OF OPTIONS</b>

If the Contract Clause in this solicitation entitled "Small Business Subcontracting Plan" or its Alternate I or II applies, no award will be made until the subcontracting plan under the stated clause is approved.

[End of Statement

DB-8 REQUIREMENTS FOR SPECIAL MARKING OF TECHNICAL DATA

(Wherever the word "proposal" of Proposer" appears, it shall be construed to mean "offer" or "offeror.")

The technical evaluation and rating of proposals are conducted in strict confidence in that technical evaluation personnel and consultants review and rate each proposal without knowledge of the name of the Proposer, including the Architect-Engineer, or the price offered. Accordingly, Proposer identification shall not appear on any technical documents (site design, site engineering, housing unit design, housing unit engineering and performance period) submitted for evaluation. The Government will assign individual identification numbers, and it shall be obtained from: District Engineer, U.S. Army Engineer District, Honolulu, Building 200, Fort Shafter, Hawaii 96858-5440, ATTN: CEPOD-CT-C (Jenny Yatsushiro). This number shall be used by each Proposer to identify the pricing and technical portions (Excluding the management capability data) of his proposal.

a. It is necessary that joint venture or partnership arrangements be identified by a single identification number rather than the number provided to the respective plan holder. In this regard, Proposers are advised to contact the office above to obtain an identification number which is to be used to identify technical proposals of joint ventures of multiple member partnerships. Furthermore, in cases of more than one proposal submittal, all offers from single or multiple entities are advised to obtain an identification number for each technical proposal.

b. The Proposer's name, address, signature, etc., as well as the assigned identification number, shall be indicated as appropriate on transmittal letters, pricing, bonds, etc., required by the RFP. The management capability data shall be submitted as a separate package and shall not include the assigned identification number on any sheet, enclosure or envelope.

52.217-5 EVALUATION OF OPTIONS (JUL 1990)

(a) Except when it is determined in accordance with FAR 17.206(b) not to be in the Government's best interests, the Government will evaluate offers for award purposes by adding the total price for all options to the total price for the basic requirement. Evaluation of options will not obligate the Government to exercise the option(s).

(b) The Government may reject an offer as nonresponsive if it is materially unbalanced as to prices for the basic requirement and the option quantities. An offer is unbalanced when it is based on prices significantly less than cost for some work and prices which are significantly overstated for other work.

(End of provision)

(a) The Contractor shall not deny consideration for a subcontract award under this contract to a potential subcontractor subject to on-site inspection under the INF Treaty, or a similar treaty, solely or in part because of the actual or potential presence of Soviet inspectors at the subcontractor's facility, unless the decision is approved by the Contracting Officer.

(b) The Contractor shall incorporate this clause, including this paragraph (b), in all solicitations and contracts exceeding the simplified acquisition threshold in part 13 of the Federal Acquisition Regulation, except those for commercial items.

252.209-7004 SUBCONTRACTING WITH FIRMS THAT ARE OWNED OR CONTROLLED BY THE GOVERNMENT OF A TERRORIST COUNTRY (MAR 1998)

(a) Unless the Government determines that there is a compelling reason to do so, the Contractor shall not enter into any subcontract in excess of \$25,000 with a firm, or subsidiary of a firm, that is identified, on the List of Parties Excluded from Federal Procurement and Nonprocurement Programs, as being ineligible for the award of Defense contracts or subcontracts because it is owned or controlled by the government of a terrorist country.

(b) A corporate officer or a designee of the Contractor shall notify the Contracting Officer, in writing, before entering into a subcontract with a party that is identified, on the List of Parties Excluded from Federal Procurement and Nonprocurement Programs, as being ineligible for the award of Defense contracts or subcontracts because it is owned or controlled by the government of a terrorist country. The notice must include the name of the proposed subcontractor notwithstanding its inclusion on the List of Parties Excluded From Federal Procurement and Nonprocurement Programs.

DB-7 COMMENCEMENT, PROSECUTION, AND COMPLETION OF WORK

(a) The Contractor shall be required to (1) commence work under this contract within seven 7 calendar days after the date the Contractor receives the Notice to Proceed, (2) prosecute the work diligently, and (3) complete the entire work (design and construction) ready for use not later than the number of calendar days after the Contractor receives the notice to proceed as set forth below:

---

(To be completed by the Contracting Officer at the time of award)

Government Estimate -    **Base Sechedule: 505 calendar days**  
                                         **Option 1: 15 additional calendar days**  
                                         **Option 2: 15 additional calendar days**  
                                         **Option 3: 15 additional calendar days**

(b) The time stated for completion shall include final cleanup of the premises.

(c) There will be only one "Notice to Proceed." However, Authorization to procure equipment, materials, etc. and starting actual construction of the site and utilities shall be subject to the Government's approval of all site and utility design. Similarly, authorization to start construction of buildings shall be subject to Government approval of the building design. The Government approval for construction shall not be issued until after approval of the Finding of No significant impact (FONSI). It is expected that approval of FONSI will be obtained prior to the Government approval of Site and Utility design. The performance period, as proposed by the Contractor and accepted, if less than the Government's period, shall be the Contract Performance period.

(d) Design shall be completed as proposed.

(End of Statement)

52-249-5000	BASIS FOR SETTLEMENT OF PROPOSALS
DB-1	LIMITATION OF PAYMENT FOR DESIGN
DB-2	ARCHITECTURAL DESIGNS AND DATA - GOVERNMENT RIGHTS (UNLIMITED)
DB-3	PAYMENT TO CONTRACTOR
DB-4	RESPONSIBILITY OF THE CONTRACTOR
DB-5	APPROVALS PRIOR TO CONSTRUCTION
DB-6	MANAGEMENT AT JOBSITE
DB-9	DESIGN REQUIREMENTS
DB-10	SUBMISSION OF CONSTRUCTION DRAWINGS, SPECIFICATIONS, AND DESIGN ANALYSIS AFTER AWARD
DB-11	DESIGN-BUILD CONTRACT - ORDER OF PRECEDENCE
DB-12	PROPOSED BETTERMENTS
DB-13	KEY PERSONNEL, SUBCONTRACTORS AND OUTSIDE ASSOCIATES OR CONSULTANTS

**52.217-4481      OPTION FOR INCREASED SCOPE - SEPARATELY PRICED LINE ITEM (APR 1996)**

APPENDIX A	Examples of Embedded Systems
<del>APPENDIX B</del>	<del>Project Sign</del>

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S-36.22 NOTICE OF PARTNERING

The Government intends to encourage the foundation of a cohesive partnering arrangement with the contractor and its subcontractors. This partnering arrangement will be structured to draw on the strengths of each organization to identify and achieve reciprocal goals. The objectives are effective and efficient contract performance intended to achieve completion within budget, on schedule, and in accordance with contract plans and specifications. This partnering arrangement will be bilateral in membership. To implement this partnering initiative, it is anticipated that within 60-days of Notice to Proceed, the contractor and Government management teams to include on-site and off-site management will attend a one (1) day partnering development seminar/team building workshop. Any costs associated with the partnering workshop, excluding salaries, travel, lodging, and food for Government personnel, shall be borne by the contractor. The facilitator for the workshop shall be an objective and neutral third party participant, skilled in team building and group dynamics, who has no vested interest in the decisions reached by the group. Up to 30 Government personnel will attend this workshop. The partnering workshop will be held in Hawaii.

[End of Statement]

S-36.21 AVAILABILITY AND USE OF UTILITY SERVICES (APR 1984)

(a) The Government shall make all reasonably required amounts of utilities available to the Contractor from existing outlets and supplies, as specified in the contract. Unless otherwise provided in the contract, the amount of each utility service consumed shall be charged to or paid for by the Contractor at prevailing rates charged to the Government or, where the utility is produced by the Government, at reasonable rates determined by the Contracting Officer. The Contractor shall carefully conserve any utilities furnished without charge.

(b) The Contractor, at its expense and in a workmanlike manner satisfactory to the Contracting Officer, shall install and maintain all necessary temporary connections and distribution lines, and all meters required to measure the amount of each utility used for the purpose of determining charges. Before final acceptance of the work by the Government, the Contractor shall remove all the temporary connections, distribution lines, meters, and associated paraphernalia.

**(c) Utility rates for the project is specified under Attachment 15 under Statement of Work.**

[End of Statement]

S-36.20 PERFORMANCE OF WORK BY THE CONTRACTOR - DEFINED (NOV 1998)

(a) "Work," means physical work activities, involving any of the trades required to directly place the construction required by the contract. It also includes physical activities that directly support the work, such as: (1) warehousing; (2) maintenance of equipment; (3) procurement and transportation of supplies or construction materials to the site for use by the contractor; (4)

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00800-6  
(Am-0002)

S-17.1      OPTION FOR INCREASED SCOPE -- SEPARATELY PRICED LINE ITEM (APR 1996)

The Government may require the construction of the numbered line item(s), identified in the proposal schedule as (an) option item(s), in the quantity and at the price stated. The Contracting Officer may exercise the option(s) at time of award or by written notice to the Contractor within 180 days from time of award. Performance period(s) for the option(s) will be identified in the clause entitled COMMENCEMENT, PROSECUTION, AND COMPLETION OF WORK, in Section 00700.

[End of Statement]



## STATEMENT OF WORK

### 1. DESIGN OBJECTIVES.

1.a. General Requirements. The design and technical criteria contained or referenced in this Request For Proposal (RFP) constitute the minimum requirements (unless otherwise specified) of the Government for the subject project, hereinafter referred to as "the FY01 project". The FY01 project shall be designed and constructed to be architecturally compatible with the family housing at Schofield Barracks that has been recently constructed or is under construction. The following are recent or on-going family housing projects.

FISCAL YEAR	PROJECT NUMBER	HOUSING AREA	STATUS
FY94	FHNC PN 37122	Helemano Reservation	Completed
FY94	FHNC PN 34872	Housing Area V	Completed
FY95	FHNC PN 39028	Housing Areas U & V	Completed
FY97	FHNC PN 42458	Housing Areas U & V	Completed
FY98	FHNC PN 39037	Housing Area U	Completed
FY99	FHNC PN 47296	Housing Areas I & J	Completed

1.b. Objectives. This solicitation seeks to obtain family housing that is complete and adequate for assignment as quarters for military personnel and their families. Work under this project consists of :

1.b.(1) Design and construct of a total of 70 family housing units on Government-owned land in Areas "J" and "U" at Schofield Barracks Oahu, in compliance with the provisions of this RFP.

1.b.(1).a. Housing units. Family housing units with patio, garage, exterior storage, and including the following Contractor-furnished/Contractor-installed (CF/CI) equipment and appliances: range, refrigerator, garbage disposer, dishwasher, water heater, clothes washer and dryer and smoke detectors. Family housing units shall be a mix of three and four, bedroom family housing units as shown in Table 1-1:

TABLE 1-1 - FAMILY HOUSING UNITS				
Pay Grade	Number of Bedrooms	Number of Units	Accessible Units	Total Units
O-1 through O-3 (CGO)	4	27	2	<u>30</u>
E1 through E6 (JNCO)	4	19	1	20
E1 through E6 (JNCO)	3	20	1	<u>20</u>
TOTAL UNITS		66	4	70

1.b.(1).b. Special requirements, as detailed in the Scope of Work.

1.b.(2) Accessible units. No less than two (2) CGO four-bedroom, one (1) JNCO four-bedroom and one (1) three-bedroom units shall be single-story ground floor units. These units shall be designed and built in such a way that they may be easily and readily modified to accommodate physically disabled occupants at time of occupancy. See paragraph 5.a.(2)(a). Design of accessible units shall conform to Uniform Federal Accessibility Standards (UFAS) and to American with Disabilities Act Accessibility Guidelines (ADAAG). Accessible units shall be well dispersed throughout the development and shall not be grouped or clustered so as to create segregated pockets within the housing community.

1.b.(3) New Housing Site.

## 5. UNIT DESIGN - ARCHITECTURE.

5.a. Unit Design. Unit design shall be within the net areas authorized for the various type of units specified. Public Law 97-214, Title 10 USC, Section 2826, establishes net area limitations for military family housing. The law permits a 5 percent maximum increase in these limitations if such a modification will permit a turnkey offer of "off-the-shelf" designs currently being constructed in the commercial marketplace. Statutory floor area limitations for living units are as listed Table 5-1 with allowable area variations. Offerors should note that technical proposals do not receive higher appraisals for simply offering more net floor area for units, nor are proposals scored lower if the net floor area offered are less than the maximum net floor area permitted by law (but still within the 2% deviation permitted). Proposals that offer net floor areas for units that deviate more than 2% minimum or 5% maximum than the statutory maximum net floor areas shall be considered deficient and shall be scored appropriately.

**TABLE 5-1 - SIZE OF FAMILY HOUSING UNITS BY PAY GRADE**

Pay Grade	Number of FH Units	Number of Bedrooms	Net Floor Area					
			-2% Min. (DA)		Basic (Statutory Limit)		+5% Max. (Turnkey)	
			m <sup>2</sup>	ft <sup>2</sup>	m <sup>2</sup>	ft <sup>2</sup>	m <sup>2</sup>	ft <sup>2</sup>
O1-O3 (CGO)	<u>30</u>	4	132	1,421	135	1,450	142	1,523
E1-E6 (JNCO)	<u>20</u>	3	109	1,176	112	1,200	117	1,260
E1-E6 (JNCO)	20	4	123	1,323	125	1,350	132	1,419

Total FHU Units: 70

5.a.(1) Net area definition. Net area is defined as the space inside the exterior and party walls. Net area excludes:

5.a.(1).(a) Exterior and party walls.

5.a.(1).(b) Half thickness of interior walls adjacent to excluded areas.

5.a.(1).(c) Utility and laundry rooms.

5.a.(1).(d) Interior and exterior bulk storage.

5.a.(1).(e) Washer and dryer closet (not to exceed 2.8 m<sup>2</sup> (30 ft<sup>2</sup>)).

5.a.(1).(f) Domestic water heater, and solar equipment spaces.

5.a.(1).(g) Stairwells. Stair landing at each floor level above the first floor (not to exceed .93 m<sup>2</sup> (10 ft<sup>2</sup>) per floor).

5.a.(1).(h) Finished space under stairs with headroom less than 1372 mm (4 feet 6 inches); Common stairways; The area of stairways and intermediate landings between each floor.

5.a.(1).(i) Walls and interior spaces specifically designed for passive solar systems (other than required habitable areas).

5.a.(1).(j) Unfinished attic space.

5.s.(3).(j) Lazy-susan units will be provided on both shelves in corner base cabinet units to assure accessibility.

5.s.(3).(k) "Excellent" quality points will be awarded for extra accessories and convenience features.

5.s.(4) Solid Polymer Countertops. Material shall be ~~19 mm (3/4 inch) thickness, cast, and filled nonporous solid surfacing composed of acrylic polymer, mineral fillers, and pigments. cast and filled nonporous solid surfacing composed of acrylic polymer, mineral fillers, and pigments. 13 mm (1/2-inch) material shall be used for countertops, vanities and other horizontal use. 6 mm (1/4-inch) material shall be used for tub and shower surrounds and other vertical use.~~

Superficial damage to a depth of 0.25 mm shall be repairable by sanding or polishing. Material shall comply with the following requirements.

5.s.(4). (a) Tensile Strength; 18.3 N/mm<sup>2</sup> (4100 psi) when tested in accordance with ASTM D 2583.

5.s.(4). (b) Hardness; Barcol Impressor 50 when tested in accordance with ASTM D 2583.

5.s.(4). (c) Flammability; rated Class I with a flame spread of 25 maximum and a smoke developed of 100 maximum when tested in accordance with ASTM E 84.

5.s.(4). (d) Boiling water resistance; no effect when tested in accordance with NEMA LD 3.

5.s.(4). (e) High temperature; no effect when tested in accordance with NEMA LD 3.

5.s.(4). (f) Liquid absorption; 0.06% maximum (24 hours) when tested in accordance with ASTM D 570.

5.s.(4). (g) Sanitation; National Sanitation Foundation approval for food contact in accordance with Standard 51 and approval for food area applications.

5.s.(4). (h) Impact resistance; no failure for ball drop when tested in accordance with NEMA LD 3.

5.t. Door Chimes. All housing units shall be provided with a door chime in accordance with subparagraph DOOR CHIMES of paragraph UNIT DESIGN-ELECTRICAL. Door chimes for the disabled units shall be readily modifiable for the hearing impaired. ADAAG section 9.3.1 discusses visual notification devices that alert occupants of a door knock or bell. Notification devices shall not be connected to auxiliary visual alarm signal appliances.

5.u. House Numbers. All housing units shall be provided with house numbers. House numbers shall be on "Address-O-Lite" fixtures or equal. Building/address and family housing unit numbers shall be provided as follows:

Four-digit (numeral) building/address number = Minimum two (2) per building.

Five-digit (combination numeral/alphabet) unit number = one (1) per family housing unit at the garage.

Building and Unit Numbers shall be coordinated with the respective housing office. At least one of the building/address number signs shall be installed facing the street.

Building and cul-de-sac signs shall be provided (see subsection BUILDING SIGNS of Attachment PROJECT AND HOUSING SIGNS, for cul-de-sac sign details).

5.v. Exterior Railings. Exterior railing materials, including bolts and fasteners, in order of preference, are as follows:

<u>Order of Preference</u>	<u>Railing Materials</u>
1	Stainless Steel, Type 316
2	Aluminum, Anodized (AA - Architectural Class II; 0.4 to 0.7 mil coating)
3	Galvanized Steel (painted)
4	Wood

Handrail and guardrails shall be designed such that a sphere 102 mm (4 inches) in diameter cannot pass through any of its openings.

5.w. Housing Area Signs: No housing area signs are required.

5.x. Appliances. Provide the following equipment in accordance with specifications listed, one each per dwelling unit.

5.x.(1) Refrigerators. Comply with UL 250, Household Refrigerators and Freezers and shall bear the EPA "Energy Star" certified label; refrigerator with frostproof top freezer, automatic defrosting and automatic ice maker; refrigerator shall have two vegetable bottom baskets, at least four adjustable shelves, at least two shelves and egg container in the door; freezer compartment shall contain separate interior shelves, multiple door shelves and automatic ice maker.. Provide reversible (left swing and right swing interchangeable) doors. Refrigerator/freezers in units designated as accessible for the handicapped shall conform to UFAS requirements. Refrigerators shall conform to the energy compliance standard of 10 CFR 430, including those refrigerators manufactured before the code took effect. Offers incorporating refrigerators using refrigerants with lower Ozone Depletion Potential (ODP) values will be considered more advantageous to the Government than offers in which higher ODP values are proposed. Minimum refrigerator volume and maximum energy use requirements are:

Volume:	0.58 m <sup>3</sup> (21 ft <sup>3</sup> )
Energy Efficiency:	722 kWh/year

5.x.(2) Ranges/Ovens. Electric ranges shall be 760 mm (30 inches) wide and provided with porcelain enamel cooktop, oven, clock/timer, oven light, and cooking surface light. Oven shall have black glass window door, broiler pan, and self-lock racks. Stand-up ranges shall be installed with anti-tip brackets anchored to the floor. Separate cooktop with front mounted controls and self-cleaning wall oven shall be provided for the disabled identified units.

Electric ranges shall have four [6" (2 ea.) & 8" (2 ea.)] tubular plug-in surface elements of 4,500 watts minimum, removable reflector bowls, infinite-control switches, and range-indicating lights. Ovens shall be equipped with one 2,000-watt (minimum) tubular broil element and one 700-watt (minimum) bake element, oven indicating light, thermostatic heat control, utensil drawer, and self-cleaning oven. Electric ranges shall conform to UL 858, Household Electric Ranges. Electrical installation shall comply with the latest edition of the National Electric code for grounding.

5.x.(3) Range hoods. Provide metal range hoods, the same length and finish as the range, with separately switched light and exhaust fan. The hood shall have a washable filter. The fan shall have a capacity of not less than 78.7 L/s per meter of range hood (50 cubic feet per minute per linear foot of range hood). The sound level shall not exceed 6 sones. Duct the fan to the exterior and provide backdraft protection.

5.x.(4) Garbage disposals. Garbage disposals shall conform to ASSE 1008 and UL 430; Waste Disposers; continuous feed, minimum 1/2 HP motor, stainless steel grinding elements and chamber, two 360-degree stainless steel swivel impellers, manual motor reset, and sound insulation. (A plug connector is required.)

5.x.(5) Dishwashers. Dishwashers shall conform to UL 749, Household Electric Dishwashers, and be UL listed, electric type, with air gap, racks, lift-out utensil holder, spraying arms, and detergent dispenser.

Unit shall be listed as "Energy Star" compliant and shall bear the "Energy Star" label. The automatic controls shall cycle through the Wash, Rinse, Dry/Heat, and Stop phases, and shall be capable of rinse and hold cycle as well as a no heat drying feature. The unit shall contain instantaneous, or in-line, water heater booster, with automatic thermostat set for 60 degrees C (140 degrees F). Rated energy use for standard capacity models will not exceed 620 kWh/yr.

5.x.(6) Water heater. See paragraph 8.g.

5.x.(7) Color. Kitchen appliances, except disposals, shall be of matching finish, white or off-white in color.

5.x.(8) Maintainability. The design of housing units including the selection and specifying of exterior and interior finishes, equipment, appliances, and systems shall include consideration of maintenance ease and cost. Avoid products that require continuing maintenance at high cost.

5.x.(9) Clothes Washer: UL 2157

5.x.(10) Clothes Dryer: UL 2158

5.x.(11) Smoke Detector: Smoke Detector shall be in accordance with Section 9, Electrical, paragraph 9.I.

5.y. Fixture support. Provide solid wood backing in the stud wall cavity for stair handrails, toilet paper holders, towel bars and other wall mounted items where noted in this document. Balcony railings, guard rails, and handrail shall be designed to resist the loads specified in the Uniform Building Code (UBC).

a. Schofield Barracks: The Contractor's operation and storage area(s) shall be ~~located as shown on Attachment 9, New Construction Site Plan, as indicated on~~ the drawings ~~or as designated by the Contracting Officer~~. Contractor shall maintain the area. Grass and weeds in the operations and storage areas and at the fence lines of the project site, as well as storage sites, will be cut and maintained to provide a neat appearance.

#### WORKING HOURS

All work shall be performed between the hours of 0730 to 1600 HST, Monday through Friday. No work shall be accomplished on Saturdays, Sundays, and the following holidays: New Year's Day, Dr. Martin Luther King Jr.'s Day, Presidents' Day, Memorial Day, Independence Day, Labor Day, Discoverers' Day, Veterans' Day, Thanksgiving Day and during the period between and including 24 December and 2 January, without written permission from the Contracting Officer; such written permission shall be maintained at the job site at all times during which it is required.

#### SUBMISSION OF STATEMENT BY PRIME CONTRACTOR FOR SUBCONTRACT WORK AFTER AWARD.

The form submittal listed under LIST OF ATTACHMENTS, will be used after award in conjunction with CONTRACT CLAUSES, ~~Contract Clause Number 29~~. DFARS 252/219-7003 - Small Business and Small Disadvantaged Business Subcontracting Plan (DOD Contracts).

#### DPW - UTILITY RATES FOR PROJECTS

The fees for utility use by contractors shall be as follows:

- (1) Elec Rate - \$0.11180/KWH
- (2) Water Rate - \$2.32 per 1,000 gallons
- (3) Sewer Rate - \$4.74 per 1,000 gallons

#### VEHICLE PARKING FOR CONTRACTOR AND EMPLOYEES

Parking within I, J, and K area is limited. Parking for vehicles owned by the contractor, subcontractor(s) and employees will be limited to within the project limits.

END OF SECTION

contract. All CQC staff members shall be subject to acceptance by the Contracting Officer.

#### 3.4.2 CQC System Manager

[The Contractor shall identify as CQC System Manager an individual within the onsite work organization who shall be responsible for overall management of CQC and have the authority to act in all CQC matters for the Contractor. The CQC System Manager shall be a construction person with a minimum of 5 years in related work. This CQC System manager shall be on the site at all time during construction and shall be employed by the prime Contractor. The CQC System Manger shall be assigned no other duties. An alternate for the CQC System Manager shall be identified in the plan to serve in the event of the System Manager's absence. The requirements for the alternate shall be the same as the designated CQC System Manager.]

~~[The Contractor shall identify as CQC System Manager an individual within the onsite work organization who shall be responsible for overall management of CQC and have the authority to act in all CQC matters for the Contractor. The CQC System Manager shall be a construction person with a minimum of 5 years in related work. This CQC System Manager shall be on the site at all times during construction and shall be employed by the prime Contractor. The CQC System Manager shall be assigned as System Manager, but may have duties as project superintendent in addition to quality control. An alternate for the CQC System Manager shall be identified in the plan to serve in the event of the System Manager's absence. The requirement for the alternate shall be the same as for the designated CQC Systems Manager.]~~

#### 3.4.3 CQC Personnel

In addition to CQC personnel specified elsewhere in the contract, the Contractor shall provide as part of the CQC organization specialized personnel to assist the CQC System Manager. If it is subsequently determined by the Contracting Officer that the minimum contract CQC requirements are not being met, the Contractor may be required to provide additional staff personnel to the CQC organization at no cost to the Government.

#### 3.4.4 Additional Requirement

The CQC System Manager shall have completed the course entitled "Construction Quality Management For Contractors". This course is periodically offered at the General Contractors Association of Hawaii.

#### 3.4.5 Organizational Changes

The Contractor shall maintain the CQC staff at full strength at all times. When it is necessary to make changes to the CQC staff, the Contractor shall revise the CQC Plan to reflect the changes and submit the changes to the Contracting Officer for acceptance.

#### 3.5 SUBMITTALS

Submittals shall be made as specified in Section 01330 SUBMITTAL PROCEDURES. The CQC organization shall be responsible for certifying that all submittals are in compliance with the contract requirements.

**RFP Reference**

**Question**

**GENERAL**

Pg. 1, 1.b.(1).a.

**General 1.** We assume that all of the CGO housing is to be located at Area "J" and all of the JNCO housing is to be located at Area "U". Is this assumption correct?

**Answer: Yes**

**General 2.** Will the government please consider providing a stipulated cost within the RFP for these Telecommunications and CATV items that would create a level playing field for Offerors on these rerouting / relocation issues. This would eliminate any potential conflicts due to different pricing and variances on scope of responsibilities being quoted to Offerors by the cable company.

**Answer: The estimated relocation cost will be provided provided by Oceanic Cable is \$40,000. Any cost from Verizon Hawaii are unknown as of this amendment.**

Pg. 21, 3.d.(1) & (2)

**General 3.** The tables set a maximum density of both 6 and 9 units per acre for the CGO housing. Pg. 2, Para. 1.b.(3).(b), allows a maximum of 8 units per acre. Which requirement governs?

**Answer: Maximum 8 units govern. Table will be revised to indicate 5 to 8 maximum density.**

Pg. 21, 3.e.(1)

**General 4.** TBL. 3-3 Setbacks provided within the table are different than may be allowed in wall type and measurement provided in following section 3.e.(2). For instance the table requires 15' minimum between sidewalls of units. Section 3.e.(2). allows 10' between sidewalls if no windows are provided. Which method or requirement governs?

**Answer: The set back will be governed by the wall type as indicated in the RFP. For example, for Type C (walls without windows or blank, minimum set back is 10 feet. Separation between different wall types, as specified in paragraph 3.e.(2).(b), shall be governed by the greater separation requirement.**

General

**General 5.** Are any recreation areas required or desired?

**Answer: No. Occupants will have ready access to recreational areas adjacent to the project sites.**

Pg. 00700-20,  
DB-7(c)

**General 6.** What is the status of the FONSI?

**Answer: Because construction in these two areas are continuations of previous projects, the required FONSI has been given earlier.**

Pg. 00700-21,  
52.211-12

**General 7.** Is there a rate per unit/day for less than full scope?

**Answer: No.**



Pg. 00700-25,  
52.219-4

**General 8.** Is the Government aware of any certified HUBZONE concerns that are or may be proposing? (Relates to 10% price advantage)

**Answer: No.**

Pg. 00700-69,  
52.229-3

**General 8.** What is the possible intent for getting a tax exemption for possible additional units?

**Answer: Intention is to take advantage of the State of Hawaii General Excise Tax credit.**

Pg. 6, S-36.21 (c),

**General 9.** Paragraph states water and electricity will be available from the Government without charge. Attachment 15, Paragraph DPW - Utility Rates For Projects, page 8, indicates fees will be charged to Contractors for utilities. Please clarify.

**Answer: Paragraph is deleted.**

Attachment 16, Pg. 5,  
Section 01451,  
Paragraph 3.4.2

**General 10.** Paragraph states in the first paragraph, "The CQC System Manager shall be assigned no other duties". The second paragraph states "The CQC System Manager shall be assigned as System Manager, but may have duties as project superintendent in addition to quality control." Please clarify.

**Answer: Second paragraph deleted.**

#### **CIVIL**

Pg. 41, 4.c.(1).(a)

**C1.** First sentence requires that sewer mains be located "along street or off-streets". Second sentence allows them in streets. Existing housing Areas "U" and "J" have sewer mains located within streets. Can we assume that the RFP is allowing the option to install sewer mains within the street system?

**Answer: The Army's preference is to locate the mains off the streets. However, if site constraints restrict this, sewer mains are permitted to be sited within the streets.**

Attachment 15, Pg. 8

**C2.** Paragraph "Operation Or Storage Area" a., states the Contractor's operation and storage area(s) shall be located as shown on Attachment 9. The maps in Attachment 9 do not indicate storage area(s). Please provide location(s).

**Answer: Contractors operation and storage area is indicated on RFP Reference Drawing T-1, Cover Sheet. Narrative will be revised accordingly.**

#### **ARCHITECTURAL**

Pg. 62, 5.h.(1).(c)

**A1.** Bathroom accessories require (3) 24" and (1) 18" towel bar per full bath and (3) 24" and (2) 18" towel bars per half bath. This seems excessive and would be difficult to fit in the rooms. Please review the requirement.

**Answer: The half bath towel requirement will be changed to (2) 18" towel bars and (0) 24" towel bars. The full bath requirement remains the same.**

Pg. 64, 5.i.(3)

**A2.** Is there a preference for ceramic tile flooring over sheet vinyl in bathrooms. How will this be evaluated?

**Answer: No. Bathroom ceramic tile flooring: ceramic tile base, terrazzo, or seamless sheet vinyl with premolded vinyl base or terrazzo base to match will all be evaluated equally.**

Pg. 69, 5.k.(3)

**A3.** RFP prefers 2'-6" minimum overhangs. Existing Housing at Area "J" has 2' overhangs. Area "U" existing housing has 2'-6" overhangs. The RFP also requires Offerors to match the architectural style of existing units. Does the preference for the 2'-6" overhangs only apply to Area "J"?

**Answer: No, the 2'-6" overhang preference applies to all housing areas.**

Pg. 6, 1.l

**A4.** Please elaborate on what the Government is expecting for Energy Star design

**Answer: Offerors are to assume the RFP is an Equivalent Program to the EPA Energy Star Homes Program. The RFP amends U.S. Army Corps of Engineers TI 801-02, Family Housing, 02 Oct. 2000 by adopting only residential energy efficiency specifications that are appropriate for Hawaii's climate.**

**The sentence, "This home qualifies as an EPA Energy Star Home by conforming to the residential energy efficiency specifications and quality control confirmation of U.S. Army Corps of Engineers TI 801-02, Family Housing, 02 Oct. 2000, which has been determined by the EPA and USACE to be an Equivalent Program to the EPA Energy Star Homes Program." will be revised to:**

**"This home qualifies as an EPA Energy Star Home by conforming to the residential energy efficiency specifications and quality control confirmation of U.S. Army Corps of Engineers TI 801-02, Family Housing (dated 02 Oct. 2000) as amended in this RFP (Request for Proposal), which has been determined by the EPA and USACE to be an Equivalent Program to the EPA Energy Star Homes Program."**

Pg. 57, 5.e.(2)

**A5.** Does the STC between the garage and habitable areas over the garage only apply if the habitable area is a different living unit?

**Answer: Yes, it only applies to different living units. Table 5-2 will be revised to emphasize "unit separation."**

Pg. 54, 7

**A6.** The requirement for rigid insulation is unnecessary for the temperate climate of Hawaii. The similar requirement for rigid insulation has been waived by the GPA Energy Star representatives for a current military family housing project for the Navy in San Diego. In addition, the rigid insulation under or adjacent to the slab would be considered bad practice for termite protection. May this requirement be deleted?

**Answer: Yes, this requirement may be deleted and the RFP will be revised to reflect this change.**

Pg. 2, 1.b(3).(g)

**A.7** This paragraph allows Offerors to provide an "equivalent program to the EPA Energy Star Homes Program" by conforming to the residential energy efficiency specifications and quality control conformation of U.S. Army Corps of Engineers TI 801-02.

We have reviewed this document contained on military web sites and it appears to be a guide specification or unedited version of the RFP. Are Offerors to assume that the TI-801-02 document referred to in this section is the actual RFP provided to Offerors for this project? Can we assume that if we comply with all the requirements of the RFP that we will qualify as Energy Star Compliant? Are exhaust fan ducts required to be interconnected as suggested in the unedited TI 801-02?

**Answer: See answer to question A.4.**

Page 79, 5.s.(4)

**A.8** This paragraph states that material shall be 19 mm (¾") thickness, cast and filled nonpourous solid surfacing composed of acrylic polymer, mineral fillers and pigments. It is our understanding that on the last two family housing projects at Schofield Barracks that all solid surface material has been ½". Additionally, per our discussion with industry suppliers, the ¾" is not a common thickness and does not have the full line choices of colors and styles that the ½" product does. Please clarify.

**Answer: Solid surface material sheet goods come in 1/4", 1/2" and 3/4". 1/2" thickness is adequate for most countertop and horizontal surface use. 1/2" thick material does not ordinarily require any sheet underlayment, such as plywood or particle board, when properly spaced structural support is provided. The 1/4" thick solid surface material is generally used only for vertical applications: para 5.h.(1).(d) tub/shower surrounds.**

## **MECHANICAL**

Pg. 84, 7.a.

**M1.** The requirement for R-13 slab on grade insulation will be expensive and offer very little value in this moderate climate region. There could also be difficulties associated with performance in conjunction with the basaltic termite barrier. Please reconsider this requirement.

**Answer: Contractor is correct. No insulation is required for the slab on grade.**

## **ELECTRICAL**

Pg. 3, 1.b.(5).(i)

**E.1** What existing electrical and telecom circuits are to be relocated as indicated on drawing T-3 and CU-4. There are associated notes on drawing CU-4 (6,3,35). Where are the notes located? Also, we cannot find an E-3 sheet.

**Answer: Drawing Sheets T-3 and CU-4 refer to general location of Area W electrical and telecom circuits required to be relocated under this turnkey project. Disregard associated notes on drawing**

**CU-4. Referenced Sheet E-3 will be replaced with Attachment 21, CATV REQUIREMENTS FOR AREA U AND W.**

Pg. 3, 1.b.(5).(j)

**E2.** The RFP states that Oceanic Cable has indicated that there will be a cost incurred for the relocation of some fiber optic cables at Area "W". Normally the local utility company covers the cost associated with the CATV systems. Are they aware of the specific RFP requirements and are we to be soliciting a price from them? Who is the P.O.C. at Oceanic Cable that is familiar with the project?

**Answer: POC for Oceanic Cable is Mr. Dean Yonezawa, (808) 625-8456. The estimated cost for this work is \$40,000, as provided by Oceanic Cable.**

**E3.** RFP requires that contractor is responsible for costs associated with rerouting / relocation costs. Is this requirement referring to Area "I" only or both Areas "I" and "W"?

**Answer: Area "W" only.**

Pg. 95, 9.m.(1).(e)

**E4.** This paragraph requires one wire per room. Section 9.m.(1).(f) requires two station outlets. Are we to provide one cat 5 wire per room or two? If two, can we use the same conduit?

**Answer: Para 9.m.(1).(e) will be revised to state "A minimum of one wire run per room". Furthermore, para 9.m.(1).(f) will be deleted. The intent is for the Contractor to utilize the star wiring configuration for the premise distribution. This would involve a 4 pair cable for every outlet as described in RFP para 9.m.(2). Please refer to EIA/TIA 570 for approved wiring methods. Please note that paragraphs 9.m.(1).g and 9.m.(2), will be revised to incorporate Category 5e in lieu of Category 5.**

Pg. 94, 9.k(8)

**E5.** May a regular (non weatherproof) ground fault duplex outlet be provided in the garage instead of the waterproof one called out?

**Answer: Yes; the RFP will be revised to reflect this change.**

## **GEOTECH**

Soils Report

**G1.** It appears that only every other page was printed. Is there a location map for the bore holes?

**Answer: Missing sheets for Area I and J soils report are provided in this amendment.**